

HUMPHREYS COUNTY

PREMIUM DEVELOPMENT PROSPECTUS

— Three Strategic Initiatives. One Countywide Mission. —



BUILDING HOMES



STRENGTHENING FAMILIES



REVITALIZING COMMUNITIES



CREATING LEGACIES

Delta Housing Development Corporation is leading a bold, coordinated housing strategy across Humphreys County—delivering safe, affordable, and sustainable housing solutions that restore communities, support seniors, strengthen the workforce, and create economic opportunity for generations to come.

SILVER CITY

SENIOR & AFFORDABLE HOUSING COMMUNITY

📍 SILVER CITY, MISSISSIPPI

DISASTER
RECOVERY
INITIATIVE



RESTORING HOMES. BRINGING RESIDENTS HOME. BUILDING LONG-TERM RESILIENCE.

\$11.385 MILLION
TOTAL INVESTMENT
Preliminary total development cost driving long-term community impact.

24-30
NEW AFFORDABLE APARTMENTS
One- and two-bedroom homes for seniors (62+) and low-income residents.

60-80
CONSTRUCTION JOBS
Estimated jobs during construction supporting local families.

\$15+ MILLION
LOCAL ECONOMIC IMPACT
Estimated economic impact through jobs, income, and local spending.

3-5
PERMANENT JOBS
On-site property management and maintenance positions.

ENERGY-EFFICIENT & SUSTAINABLE
Built to reduce utility costs and support long-term affordability.

TOGETHER, WE ARE REBUILDING SILVER CITY STRONGER.

LOUISE

AFFORDABLE HOUSING COMMUNITY

📍 LOUISE, MISSISSIPPI

PLANNING
PHASE



A PLANNED COMMUNITY INVESTMENT FOR A STRONGER LOUISE.

PROJECT HIGHLIGHTS

- Affordable Rental Homes**
A mix of one-, two-, and three-bedroom units for families, seniors, and workforce households.
- Quality Construction**
Durable, energy-efficient design that reduces utility costs and supports long-term affordability.
- Accessible & Inclusive**
ADA-compliant units and community features to serve all residents.
- Community Amenities**
Green spaces, sidewalks, lighting, and gathering areas that promote connection and well-being.
- Community Partnership**
Built through collaboration with local leaders, residents, and development partners to ensure community success.

DEVELOPMENT PRIORITIES

- Site Selection**
Identify suitable sites with access to infrastructure, employment, and community services.
- Funding & Financing**
Secure resources through federal, state, and private partners to move the project forward.
- Community Engagement**
Work with residents and stakeholders to shape a development that reflects the community's needs.
- Design & Engineering**
Prepare architectural and civil designs to ensure quality, accessibility, and long-term sustainability.
- Construction & Completion**
Build safe, beautiful, and thriving homes that families are proud to call home.

BUILDING A NEW HOUSING FUTURE FOR LOUISE.

HUMPHREYS COUNTY

HOUSING INITIATIVE

📍 COUNTYWIDE

COUNTYWIDE
STRATEGIC
PLAN



TWO COMMUNITIES. ONE COUNTYWIDE VISION.

COUNTYWIDE PRIORITIES

- New & Replacement Housing**
Expanding safe, affordable housing options across the county.
- Disaster Recovery**
Rebuilding stronger, smarter, and more resilient communities.
- Economic Development**
Creating jobs and strengthening local businesses.
- Infrastructure Investment**
Improving roads, drainage, utilities, and community assets.

WHY THIS INITIATIVE MATTERS

- Addresses the critical shortage of safe and affordable housing.
- Supports seniors, persons with disabilities, workforce households, and low-income families.
- Strengthens Humphreys County's tax base and property values.
- Creates lasting assets that benefit residents for generations.

A PUBLIC-PRIVATE PARTNERSHIP FOR A STRONGER HUMPHREYS COUNTY

Delta Housing Development Corporation and the Humphreys County Board of Supervisors are working together with partners to plan, finance, and build quality housing that transforms lives and strengthens communities countywide.

STRONG PARTNERSHIPS. STRONGER COMMUNITIES.



Over 50 years of improving lives through affordable housing, homeownership, and community revitalization across the Mississippi Delta.



Committed to a stronger, safer, and more vibrant Humphreys County through strategic partnerships and responsible investment.



Rural Development

Investing in rural communities and helping improve the quality of life.



Strengthening communities through affordable housing solutions.



Providing funding and resources to support housing and community development.



WAYNE MORRISON
CIVIL ENGINEERS

Engineering strong communities from the ground up.



HOMES • HOPE • OPPORTUNITY • LEGACY

Together, We Can Build a Stronger Humphreys County.

📍 325 US-82, Indianola, MS 38751
☎ 662-887-4852
🌐 www.deltahousingdevelopment.org

